



Entered on Docket
September 29, 2009

A handwritten signature in dark ink, appearing to read "Linda B. Riegle".

Hon. Linda B. Riegle
United States Bankruptcy Judge

Jeremy T. Bergstrom, Esq.
Nevada Bar No. 6904
MILES, BAUER, BERGSTROM & WINTERS, LLP
2200 Paseo Verde Pkwy., Suite 250
Henderson, NV 89052
(702) 369-5960 / FAX (702) 369-4955
E-mail: jbergstrom@mileslegal.com
File No. 09-93658

Attorneys for Secured Creditor,
UNIVERSAL MORTGAGE CORPORATION

UNITED STATES BANKRUPTCY COURT
DISTRICT OF NEVADA

In re:

MONICA MARTINEZ,

Debtor.

Case No.: BK-S-09-18860-LBR
Chapter 13

**ORDER ANNULING THE
AUTOMATIC STAY AND
VALIDATING SALE**

Date: September 2, 2009
Time: 10:30 A.M.

The Motion for Relief having been properly served, with no opposition filed herein, the Court makes its Order as follows:

IT IS HEREBY ORDERED, ADJUDGED AND DECREED that the Automatic Stay in the above-entitled Bankruptcy case is hereby ANNULLED in favor of Secured Creditor, UNIVERSAL MORTGAGE CORPORATION, as it pertains to the following described

1 property: 7725 Seagull Avenue, Las Vegas, NV 89145 ("Property" herein) and legally described
2 as follows:

3 LOT FOUR (4) IN BLOCK ONE (1) OF FORESTCREST UNIT #2, AS
4 SHOWN BY MAP THEREOF ON FILE IN BOOK 34 OF PLATS, PAGE 80, IN
5 THE OFFICE OF THE COUNTY RECORDER OF CLARK COUNTY,
6 NEVADA. APN: 138-33-710-021

7 IT IS FURTHER ORDERED, ADJUDGED AND DECREED that the sale of the
8 Property held on May 21, 2009 is deemed valid.

9 IT IS SO ORDERED.

10 Submitted by:

11 DATED: September 3, 2009

By: /s/ Jeremy T. Bergstrom, Esq.
Jeremy T. Bergstrom, Esq.
Attorney for Secured Creditor
UNIVERSAL MORTGAGE CORPORATION

14 APPROVED/DISAPPROVED

15 DATED: _____

KATHLEEN A. LEAVITT
Chapter 13 Trustee

17 (09-93658/nvots.dot/mlb)

ALTERNATIVE METHOD re: RULE 9021:

In accordance with Local Rule 9021, the undersigned certifies:

☐ The court waived the requirements of approval under LR 9021.

☒ No parties appeared or filed written objections.

☒ I have delivered a copy of this proposed order to all counsel who appeared at the hearing, any unrepresented parties who appeared at the hearing, and any trustee appointed in this case, and each has approved or disapproved the order, or failed to respond, as indicated below:

	APPROVED	DISAPPROVED	NO RESPONSE
<u>CHAPTER 13 TRUSTEE:</u> Kathleen A. Leavitt 201 Las Vegas Blvd S. Ste. 200 Las Vegas, NV 89101			X

I declare under penalty of perjury under the laws of the State of Nevada that the foregoing is true and correct.

/s/ Michelle L. Benson
 An Employee of Miles, Bauer, Bergstrom & Winters, LLP

###